

PUBLIC NOTICE

CITY OF PROVIDENCE

ZONING BOARD OF REVIEW

190 DYER STREET

PROVIDENCE, RHODE ISLAND 02903-3902

Notice is hereby given that the Zoning Board of Review will be in session in the Probate Court Room, fifth floor, City Hall, 25 Dorrance Street on Monday, April 12, 2010, at 5:30 P.M. when all persons interested will be heard for or against the granting of the following applications for variances and special use permits under Section 902 of the Zoning Ordinance:

5:30 P.M.

On March 22, 2010, the Board continued the following matters for further details:

HATHAWAY STREET REALTY, LLC, OWNER AND CLEAR WIRELESS, LLC, APPLICANT: 95 Hathaway Street (abutting the City of Cranston, RI) Lot 313 on the Tax Assessor's Plat 89 located in an Industrial M-1 Zone; to be relieved from Section 305 pursuant to Section 200 in the proposed installation of 6 new telecommunications antennas attached to the existing smokestack, which sits at the height of 96 feet (measured from average grade to the smokestack's peak height). Three dish antennas would be attached to the smokestack at a total height of 97 feet and 3 panel antennas would be attached at a total

height of 85 feet 9 inches from grade. The existing building contains manufacturing and commercial uses. The antennas are permitted as of right within the M-1 district; the applicant is requesting a dimension variance from regulations governing the maximum height restriction, which is 75 feet in the M-1 district. The lot in question contains approximately 356,320 square feet of land area.

ST. MICHAELS CHURCH, OWNER AND CLEAR WIRELESS, LLC, APPLICANT: 61 Croyland Road (bounded by Oxford St. & Gordon Ave.), Lot 964 on the Tax Assessor's Plat 48 located in a Residential R-G General Residence Zone; to be relieved from Section 304 and 420.1 pursuant to Section 200 in the proposed installation of 6 new telecommunications antennas to the existing church's bell tower. The tower sits at the height of 133 feet (measured from the tower's average grade to its peak height). Three dish antennas would be attached at a total height of 116 feet and 3 panel antennas would be installed at a total height of 117 feet 3 inches above grade. Related equipment would be installed within the belfry. The applicant is requesting a special use permit pursuant to Section 303-use code 65.1 and a dimensional variance from the maximum height restriction, which is 30 feet within the R-G district at Section 304 and 40 feet at Section 420. The lot in question contains approximately 43,124 square feet of land area.

NEW MATTERS

PROVIDENCE PUBLIC BUILDINGS AUTHORITY, OWNER, CENTERLINE COMMUNICATIONS LLC, APPLICANT AND T-MOBILE NORTHEAST LLC, LESSEE: 324 Hope Street (also known as 316-320 Hope St.), Lot 215 on the Tax Assessor's Plat 9 located in a PS Public Space Zone. The applicant proposes the installation of 5 antennas pursuant to Section 200 (4 panel antennas and one GPS antenna) mounted to the existing school building. The tallest part of the structure (steeple) sits at the height of 157 feet above grade (measured from the steeple's average grade to its peak height). The proposed installation requires a special use permit pursuant to Section 303-use code 65.1 within the PS district, and the applicant further seeks a dimensional variance from the height restriction at Section 304, which is 30 feet and at Section 420, which is 40 feet. The panel antennas would be installed at 124 feet 6 inches above grade (within the steeple) and the GPS antenna would be installed at 70 feet 10 inches above grade on the building's roof. Related equipment would also be provided at roof level at 68 feet 11 inches above grade. The lot in question contains approximately 806,164 square feet of land area.

AAA SOUTHERN NEW ENGLAND, OWNER AND CLEAR WIRELESS, LLC, APPLICANT: 130 Royal Little Drive (also known as 110 Royal Little Dr.), Lot 89 on the Tax Assessor's Plat 1 located in an Industrial M-1 Zone; to be relieved from Section 305 pursuant to Section 200 in the proposed installation of 6 antennas (3 panel antennas and 3 dish antennas) mounted to the existing tower. The tower sits at the height of 176 feet above grade (measured from the tower's average grade to its peak height). The proposed installation is permitted as of right within the M-1 district; the applicant seeks a dimensional variance from the height restriction, which is 75 feet and the installation would not exceed 153 feet 9 inches above grade. Related equipment would be installed at ground level. The lot in question contains approximately 390,733 square feet of land area.

FOX POINT ASSOCIATES, OWNER AND CLEAR WIRELESS, LLC, APPLICANT: 575 Wickenden Street (corner Schofield St.), Lot 530 on the Tax Assessor's Plat 17 located in a Residential R-2 Two-Family Zone. The applicant proposes the installation of 6 antennas pursuant to Section 200 (3 panel antennas and 3 dish antennas) mounted to the existing building containing apartments. The building sits at the height of 89 feet above grade at its tallest point. The panel antennas would be installed at 87 feet 9 inches above grade and the dish antennas would be installed at 93 feet above grade. Related equipment would be provided at the rooftop at 73 feet above grade. The installation requires a special use permit pursuant to Section

303-use code 65.1 and a dimensional variance from the height restriction at Section 304, which is 30 feet and Section 420, which is 40 feet. The lot in question contains approximately 46,986 square feet of land area.

ROGER WILLIAMS GENERAL HOSPITAL, OWNER AND CLEAR WIRELESS, LLC, APPLICANT: 825 Chalkstone Avenue, Lot 283 on the Tax Assessor's Plat 82 located in a Residential R-3 Three-Family Zone and Institutional Health Care I-1 Zone. A special use permit is being sought pursuant to Section 303-use code 65.1 and relief from Section 304 pursuant to Section 200 in the proposed installation of 6 antennas (3 panel antennas and 3 dish antennas) attached to the penthouse of the existing hospital building. The penthouse sits at the height of 71 feet 9 inches above grade. Two of the panel antennas would be installed at 69 feet 9 inches above grade and one at 67 feet 9 inches above grade; and 2 dish antennas would be installed at 69 feet 9 inches above grade and one at 67 feet 9 inches above grade. Related equipment would be provided within the penthouse. The installation requires a dimensional variance from the height restriction at Section 304, which is 30 feet and at Section 420, which

is 40 feet. The lot in question contains approximately 376,358 square feet of land area.

**PROVIDENCE COLLEGE, OWNER AND CLEAR WIRELESS, LLC,
APPLICANT:**

One Cunningham Square (also known as 235 Eaton Street) Lot 24 on the Tax Assessor's Plat 81 located in a Residential R-1 One-Family Zone and an Educational Institutional I-2 Overlay District. A special use permit is being sought pursuant to Sections 303-use code 65.1, 419, 503 and 503.2, and a dimensional variance from Sections 304 and 420 pursuant to Section 200 in the proposed installation of 6 antennas (3 panel antennas and 3 dish antennas). The 3 panel antennas would be attached to the façade of the existing building (McVinney Hall) and the 3 dish antennas would be mounted on the penthouse of the building. The applicant is requesting relief from the height restriction, which is 30 feet at Section 304 and 40 feet at Section 420 in the underlying R-1 district (75 feet in the I-2 overlay district). The penthouse sits at the height of 120 feet 10 inches above grade (measured from average grade to the structures peak height). The 3 panel antennas would be attached at 106 feet 9 inches above grade and the 2 dish antennas would be mounted on the penthouse at 129 feet above grade, and one dish antenna would be installed at 127 feet above grade. The lot in question contains approximately 1,414,829 square feet of land area.

CENTRAL BAPTIST CHURCH, OWNER AND CLEAR WIRELESS, LLC,

APPLICANT: 444-450 Lloyd Avenue (corner Wayland Ave.), Lot 164 on the Tax Assessor's Plat 39 located in a Residential R-1 One-Family Zone. The applicant proposes the installation of 6 antennas pursuant to Section 200 (3 panel antennas and 3 dish antennas) mounted to the existing bell tower of the church building. The tallest part of the structure (steeple) sits at the height of 105 feet above grade (measured from the steeple's average grade to its peak height). The proposed installation requires a special use permit pursuant to Section 303-use code 65.1 within the R-1 district, and the applicant further seeks a dimensional variance from the height restriction at Sections 304, which is 30 feet and Section 420, which is 40 feet. The panel antennas would be installed at 91 feet 9 inches above grade and the dish antennas would be attached at 93 feet 6 inches above grade. Related equipment would also be provided within the church structure. The lot in question contains approximately 32,234 square feet of land area.

CITY OF PROVIDENCE HOUSING AUTHORITY, OWNER AND CLEAR WIRELESS, LLC, APPLICANT: 243 Smith Street (bounded by Winsor St., Common St. & Washburn St.), Lot 638 on the Tax Assessor's Plat 68 in a Residential R-G General Residence Zone. The applicant proposes the installation of 6 antennas pursuant to Section 200 (3

panel antennas and 3 dish antennas) mounted to the existing apartment building. The tallest part of the structure, its penthouse, sits at the height of 166 feet above grade (measured from the structure's average grade to its peak height). The proposed installation requires a special use permit pursuant to Section 303-use code 65.1 within the R-G district, and the applicant further seeks a dimensional variance from the height restriction at Sections 304 and 412, which is 30 feet and Section 420, which is 40 feet. The panel antennas would be installed at 158 feet 9 inches above grade and the dish antennas would be attached at 166 feet above grade. Related equipment would also be provided at roof level at 150 feet. The lot in question contains approximately 49,658 square feet of land area.

TEMPLE EMANUEL, OWNER AND CLEAR WIRELESS, LLC,
APPLICANT: 99 Taft Avenue (bounded by Sessions St. & Morris Ave.), Lot 360 on the Tax Assessor's Plat 7 located in a Residential R-2 Two-Family Zone. The applicant proposes the installation of 6 antennas pursuant to Section 200 (3 panel antennas and 3 dish antennas) mounted to the existing Temple's structure. The tallest part of the structure, its dome, sits at the height of 78 feet 9 inches above grade (measured from the structure's average grade to its peak height). The proposed installation requires a special use permit pursuant to Section 303-use code 65.1 within the R-1 district, and the applicant further seeks a dimensional variance from the height restriction at Sections 304, which is 30 feet and Section 420, which is 40 feet. The panel antennas would be installed at 61 feet above grade

and the dish antennas would be attached at 63 feet 3 inches above grade. Related equipment would be provided at ground level. The lot in question contains approximately 58,806 square feet of land area.

THE ZONING BOARD OF REVIEW WILL BE INSPECTING THE ABOVE PROPERTIES STARTING AT 9:30 A.M. ON MONDAY, APRIL 12, 2010.

LA JUNTA DE REVISIONES DE ZONA ESTARA HACIENDO INSPECCIONES SOBRE ESTAS PROPIEDADES EMPESANDO A LAS 9:30 A.M. EL LUNES, ABRIL 12, 2010.

THIS MEETING MAY BE CONTINUED FROM DAY TO DAY AND TIME TO TIME AT THE DISCRETION OF THE ZONING BOARD OF REVIEW.

THIS MEETING IS ACCESSIBLE TO ALL PERSONS. INDIVIDUALS REQUESTING INTERPRETER SERVICES MUST NOTIFY THE OFFICE OF NEIGHBORHOOD SERVICES AT (401) 421-7768, 48 HOURS IN ADVANCE OF THE HEARING DATE.

ESTA REUNION PUEDE SER CONTINUADA EN CUALQUIER MOMENTO BAJO LA DISCRECTION DE LA JUNTA DE REVISIONES DE ZONA.

LA INFORMACION DE ESTA REUNION ESTA DISPONIBLE PARA TODAS LAS PERSONAS E INDIVIDUOS QUE REQUIERAN SERVICIOS DE INTERPRETE, LLAME A LA OFICINA DE SERVICIOS VECINDALES AL (401) 421-7768, POR LO MEMOS 48 HORAS ANTES DE SU FECHA DE JUICIO.

**PETER D. CARNEVALE, SECRETARY
(401) 421-7740 EXT 376**

YEAR 2010

SCHEDULE OF MONTHLY MEETINGS

LOCATION OF MEETINGS (UNLESS OTHERWISE ANNOUNCED)

PROBATE COURT CHAMBER, FIFTH FLOOR, PROVIDENCE CITY HALL

25 DORRANCE STREET

PROVIDENCE, RHODE ISLAND

Monday, January 11 and Monday January 25, 2010 at 5:30 P.M.

Monday, February 22, 2010 at 5:30 P.M.

Monday, March 8 and Monday, March 22, 2010 at 5:30 P.M.

Monday, April 26, 2010 at 5:30 P.M.

Monday, May 24, 2010 at 5:30 P.M.

Monday, June 28, 2010 at 5:30 P.M.

Monday, July 26, 2010 at 5:30 P.M.

Monday, August 23, 2010 at 5:30 P.M.

Monday, September 27, 2010 at 5:30 P.M.

Monday, October 25, 2010 at 5:30 P.M.

Monday, November 22, 2010 at 5:30 P.M.

Monday, December 27, 2010 at 5:30 P.M.

Any change in dates will be noticed in writing and/or e-mailed to the Office of the Providence City Clerk and the Office of the Rhode Island Secretary of State.

Meetings may be continued from day to day and time to time at the discretion of the Zoning Board of Review.

Peter D. Carnevale

Secretary

(401) 421-7740, ext. 376